

A MEETING OF THE SODDY-DAISY  
MUNICIPAL PLANNING COMMISSION  
WAS HELD ON WEDNESDAY,  
FEBRUARY 10, 2010 AT 12:00 NOON.

MEETING CALLED TO ORDER BY:  
CHAIRMAN ORR

MEMBERS PRESENT:  
CHAIRMAN ORR  
VICE-CHAIRMAN SKILES  
SECRETARY PENNEY  
COMMISSIONER NUNLEY  
COMMISSIONER RICHIE  
COMMISSIONER STULCE  
REC. SEC. DOLBERRY

MEMBER ABSENT:  
COMMISSIONER HAYES

The minutes of the meeting held January 13, 2010 were presented and approved as presented.

OLD BUSINESS:

FINAL PLAT - WEATHERSBY ROAD EXTENSION, CITY OF SODDY-DAISY.

Bill Davis, David Mathews Surveying, was present on behalf of the request representing the City of Soddy-Daisy as well as the property owners. He stated that all the property owners had signed the plat as well as Health Department approval. Chairman Orr stated that this request was made the City. Mr. Davis stated that it was. Recording Secretary Dolberry stated that the variances needed on the plat had been granted by the Zoning Board of Appeals on January 13, 2010. Mr. Davis stated that the Health Department had signed the plat as a dedication of right-of-way, but did not approve the field lines for the existing septic systems. Chairman Orr stated that he felt there was some sentiment on the Planning Commission that the City should not be taking roads and paving them for people. Secretary Penney questioned why Weathersby Road. Commissioner Stulce stated that this would be a question for the City Commission. Commissioner Stulce stated his concern with the road frontage variance and questioned who had granted the variance. Recording Secretary Dolberry stated that the Zoning Board of Appeals had granted the variances last month. Mr. Davis stated that as the lots are now there is no legal road frontage to them and they do not meet most of the guidelines required by loan companies and banks nor do they meet the health department requirements for subdivision of property. Vice-Chairman Skiles questioned if what is there now is all that can be there. Mr. Davis stated this is true under the present guidelines, but should those guidelines change and/or sewers be installed then possibly further development could take place. Commissioner Stulce questioned how the properties were accessed before. Mr. Davis stated that he had found an easement referenced in only one of the deeds to the properties. Chairman Orr stated that this dedication would solve some of the existing problems. Mr. Davis stated yes, there would be less problems with lenders. Chairman Orr stated that there is no dedicated right-of-way prior to this plat. Mr. Davis stated that this is correct, only one deed has a reference of an easement. Vice-Chairman Skiles stated that this was the County's prior to the City being involved. Secretary Penney noted that the County had done a lot, but some of the streets the City of Soddy-Daisy did not take. Commissioner Stulce made a motion to approve the plat.

1<sup>st</sup> - Commissioner Stulce to approve  
2<sup>nd</sup> - Vice-Chairman Skiles  
Ayes - Commissioner Stulce, Vice-Chairman Skiles, Commissioner Richie,  
Commissioner Nunley, and Chairman Orr  
Nays - Secretary Penney

NEW BUSINESS:

None.

ADJOURNED 12:08 P.M.

REC. SEC. DOLBERRY

